

COMMON COUNCIL MEETING AGENDA

MONDAY, JUNE 7, 2021 – 6:00 P.M.

COUNCIL CHAMBERS/CITY HALL/ONE CIVIC SQUARE

1. **CALL TO ORDER**
2. **AGENDA APPROVAL**
3. **INVOCATION**
4. **PLEDGE OF ALLEGIANCE**
5. **RECOGNITION OF CITY EMPLOYEES AND OUTSTANDING CITIZENS**
6. **RECOGNITION OF PERSONS WHO WISH TO ADDRESS THE COUNCIL**
7. **COUNCIL AND MAYORAL COMMENTS/OBSERVATIONS**
 - a. Proclamation designating June as Pride Month in the City of Carmel and supporting the LGBTQ community.
8. **CONSENT AGENDA**
 - a. **Approval of Minutes**
 1. May 17, 2021 Regular Meeting
 - b. **Claims**
 1. Payroll \$2,505,913.01
 2. General Claims \$3,094,571.71
 3. Retirement \$97,767.27
9. **ACTION ON MAYORAL VETOES**
10. **COMMITTEE REPORTS**
 - a. Finance, Utilities and Rules Committee
 - b. Land Use and Special Studies Committee
 - c. All reports designated by the Chair to qualify for placement under this category.
11. **OTHER REPORTS – (at the first meeting of the month specified below):**
 - a. **Carmel Redevelopment Commission (Monthly)**
 - b. Carmel Historic Preservation Commission (Quarterly – January, April, July, October)
 - c. Audit Committee (Bi-annual – May, October)
 - d. Redevelopment Authority (Bi-annual – April, October)

- e. Carmel Cable and Telecommunications Commission (Bi-annual – April, October)
- f. Economic Development Commission (Bi-annual – February, August)
- g. Library Board (Annual – February)
- h. Ethics Board (Annual – February)
- i. Public Art Committee (Annual – August)
- j. Parks Department (Quarterly – February, May, August, November)
- k. All reports designated by the Chair to qualify for placement under this category.

12. **OLD BUSINESS**

- a. **Ninth Reading of Ordinance D-2563-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Authorizing the Issuance of the Local Income Tax (LIT) General Obligation Bonds for the Purpose of Providing Funds to Pay for Certain Property Acquisition and Capital Improvement Projects in the City; Sponsor(s): Councilor(s) Kimball, Rider and Worrell. **Returning from the Finance, Utilities and Rules Committee**

Synopsis:

This ordinance authorizes bonds in an amount not to exceed \$8,000,000 to finance the completion of the Police Headquarters expansion project, if necessary, and to fund other redevelopment and economic development projects in the City. The bonds will be payable from a pledge of the City’s local income tax (LIT) distributions with a back-up pledge of a general obligation property tax as a credit enhancement.

- b. **Ninth Reading of Ordinance D-2565-20**; An Ordinance of the Common Council of the City of Carmel, Indiana, Amending Chapter 2, Article 4, Section 2-107 of the Carmel City Code; Sponsor(s): Councilor(s) Finkam, Rider, Campbell and Worrell. **Remains in the Finance, Utilities and Rules Committee**

Synopsis:

This Ordinance requires the Plan Administrator of the Medical Escrow Fund (Fund 301) to seek Council approval before using excess funds to expand benefits or suspending collection of medical and dental insurance premium payments from the City of Carmel, its employees, or retirees remaining on the City’s medical and dental insurance plan.

- c. **Third Reading of Ordinance D-2579-21**; An Ordinance of the Common Council of the City of Carmel, Indiana, Authorizing the Issuance of Economic Development Tax Increment Revenue Bonds to Support the Signature Project, and Authorizing and Approving Other Actions in Respect Thereto; Sponsor: Councilor Worrell. **Returning from the Finance, Utilities and Rules Committee**

Synopsis:

Ordinance authorizes the issuance of developer TIF bonds by the City of Carmel, Indiana, to finance improvements to support The Signature Project.

- d. **Resolution CC-05-03-21-01**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Old Meridian Economic Development Area; Sponsor: Worrell. **Returning from the Finance, Utilities and Rules Committee**

Synopsis:

Resolution approves a resolution adopted by the City of Carmel Redevelopment Commission creating a new TIF allocation area in the Old Meridian Economic Development Area for The Signature project and approves related resolution of the City of Carmel Plan Commission.

- e. **Third Reading of Ordinance D-2580-21**; An Ordinance of the Common Council of the City of Carmel, Indiana, Authorizing the Issuance of Economic Development Tax Increment Revenue Bonds to Support the Proscenium II Project, and Authorizing and Approving Other Actions in Respect Thereto; Sponsor: Councilor Worrell. **Returning from the Finance, Utilities and Rules Committee**

Synopsis:

Ordinance authorizes the issuance of developer TIF bonds by the City of Carmel, Indiana, to finance improvements to support the Proscenium II Project.

- f. **Resolution CC-05-03-21-02**: A Resolution of the Common Council of the City of Carmel, Indiana, Approving Certain Matters in Connection with the Integrated 126th Street Corridor Economic Development Area; Sponsor: Worrell. **Returning from the Finance, Utilities and Rules Committee**

Synopsis:

Resolution approves a resolution adopted by the City of Carmel Redevelopment Commission creating a new TIF allocation area in the 126th Street Corridor Economic Development Area for the Proscenium II project and approves related resolution of the City of Carmel Plan Commission.

13. PUBLIC HEARINGS

- a. **First Reading of Ordinance Z-667-21**; An Ordinance of the Common Council of the City of Carmel, Indiana, Establishing the Bedford Falls Planned Unit Development District; Sponsor(s): Councilor(s) Rider and Campbell

Synopsis:

Ordinance Establishes the Bedford Falls Planned Unit Development District Ordinance (the "Bedford Falls PUD "). The Ordinance would rezone the real estate from R-3 Residential and S-1 Residential to a Planned Unit Development district allowing the future development of a residential neighborhood laid out in the style and character as depicted on the attached Concept Plan which includes single-family.

- b. **First Reading of Ordinance Z-668-21**; An Ordinance of the Common Council of the City of Carmel, Indiana, Rezoning Real Estate to Silvara PUD District and Amending the Silvara Planned Unit Development District Ordinance; Sponsor: Councilor Rider.

Synopsis:

This Ordinance Number Z-668-21 (the "Ordinance") rezones 0.50 acre from S-1 Residential to the Silvara PUD District and amends the existing Silvara PUD District Ordinance by adding that 0.50 acre into the district and modifying the exhibits to depict the inclusion of the real estate. Said acreage is located generally adjacent to the northern edge of Northvale at Jackson's Grant.

14. **NEW BUSINESS**

15. **AGENDA ADD-ON ITEMS**

16. **OTHER BUSINESS**

a. **City Council Appointments**

1. Hamilton County Solid Waste Management District Board (Term Expires 12/31/23); One appointment.
2. Carmel Clay Public Library Board (Term Expires 6/30/25, four-year term); One appointment.

b. **Property Abatements/Compliance with Statement of Benefits – Deadline was May 15, 2021:**

1. Digital Mobile Innovations/Allegient
2. Protective Insurance Company/Baldwin & Lyons
3. Belden, Inc.
4. Capital Bank and Trust Co.
5. NextGear Capital/Dealer Services Corporation
6. Meridian Medical Partners, LLC
7. Midcontinent Independent System Operator, Inc (MISO)
8. The Capital Group Companies
9. Blue Horseshoe Solutions, Inc.
10. Schlage Lock Company, LLC
11. Braun Corporation
12. ZP Investments, LLC and Zotec Partners, LLC
13. Atapco Carmel, Inc.

17. **ANNOUNCEMENTS**

18. **ADJOURNMENT**